

Westfield-Washington Advisory Plan Commission (APC) held a meeting on Monday, August 17, 2015, scheduled for 7:00 PM at the Westfield City Hall.

Opening of Meeting: 7:00 PM

Roll Call: Note Presence of a Quorum.

APC Members Present: Randell Graham, Steve Hoover, Robert Horkay, Ken Kingshill, Andre Maue, David Schmitz, Robert Spraetz and Chris Woodard.

City Staff Present: Kevin Todd, Senior Planner; and Brian Zaiger, Attorney.

Welcome Chris Woodard to the APC Council.

Approval of Minutes: August 3, 2015 APC Meeting Minutes

Motion: To approve the August 3, 2015 minutes.

Motion: Horkay; Second: Kingshill; Vote: Approved 8-0.

Todd reviewed the meeting rules and procedures.

Case No.: 1507-DDP-10

Description: Crown Castle Monopole
4540 E 146th Street

Crown Castle by Bingham Greenebaum Doll LLP requests Detailed Development Plan review for a replacement monopole wireless communication tower on approximately 0.11 acre +/-, located in the SF-3 District.

Todd presented an overview of the proposed detailed development plan, as outlined in the staff report.

Motion: Forward 1507-DDP-10 with the following condition:

1. All necessary approvals be obtained from the Westfield Public Works Department and the Hamilton County Surveyor's Office and the Hamilton County Highway Department prior to the issuance of an improvement location permit.

Schmitz asked about the pedestrian connectivity resolution.

Todd said that the pathway along the north side of 146th Street was the only outstanding issue when this case was before the APC at the previous meeting. He stated that the City has learned that the Hamilton County Highway Department has a federally-funded project which will fill in pathway gaps along the north side of 146th Street, and that the pathway segment in question is a part of the County's project. He noted that as a result, this matter has been resolved and the development plans are fully compliant.

Motion: Maue: Second: Woodard: Vote: 8-0

Case No.: 1508-PUD-15 (CONTINUED)

Description: Spring Mill Station Northeast Quadrant PUD Amendment
Kroger Limited Partnership by EMH&T requests an amendment to incorporate an additional 0.529 acre +/- to the Spring Mill Station Northeast Quadrant PUD District.

Case No.: 1508-DDP-14 (CONTINUED)

Description: Kroger Curbside Pick-up
150 West 161st Street
Kroger Limited Partnership by EMH&T requests Detailed Development Plan review for a curbside pick-up canopy adjacent to the existing Kroger store on approximately 0.529 acre +/- located in the Spring Mill Station Northeast Quadrant PUD District.

Case No. 1506-ZC-02 [CONTINUED]

Description: Bent Creek Commitment Modification
Langston Residential Development, LLC by Nelson & Frankenberger requests a modification to the commitments associated with the rezoning of property from the AG-SF1: Agriculture/Single-Family Rural District to the SF2: Single-Family Low Density District, as approved by Ordinance 04-43, for Bent Creek.

Case No. 1506-ODP-16 & 1506-SPP-15 [CONTINUED]

Description: Bent Creek
Northwest corner of 159th Street and Town Road
Langston Residential Development, LLC by Nelson & Frankenberger requests Overall Development Plan and Primary Plat approval of 158 single-family lots on approximately 129.74 acres +/-, located in the SF2: Single-Family Low Density District with Zoning Commitments.

REPORTS/COMMENTS

No reports or comments

APC MEMBERS

No report.

CITY COUNCIL LIAISON

Report provided by Hoover.

BZA LIAISON

Report provided by Schmitz.

ECD STAFF

No report

ADJOURNMENT (7:12 pm)

Motion: Hoover: Second: Kingshill: Vote: 8-0

President, Randell Graham

Vice President, Andre Maue

Secretary, Matthew S. Skelton